

IN RE: PETITION FOR VARIANCE
NW/S Caves Road, 960' SW of the
c/l Pinewood Farm Court
(2216 Caves Road)
4th Election District
3rd Councilmanic District

Frederick J. Burgesen, et ux
Petitioners

* BEFORE THE
* DEPUTY ZONING COMMISSIONER
* OF BALTIMORE COUNTY
* Case No. 99-155-A
*

* * * * *

FINDINGS OF FACT AND CONCLUSIONS OF LAW

This matter comes before the Deputy Zoning Commissioner for consideration of a Petition for Variance filed by the owners of the subject property, Frederick J. and Michelle Y. Burgesen. The Petitioners seek relief from Section 1A04.3.B.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit a side yard setback of 28 feet in lieu of the required 50 feet for the existing dwelling and a side yard setback of 12 feet in lieu of the required 50 feet for a proposed carport, both along the northeast side of the property, to permit a side yard setback of 37 feet in lieu of the required 50 feet for a proposed one-story addition on the south side of the existing dwelling, and an amendment to the First Amended Plat of the Burgesen Subdivision - Chestnut Ridge, Lot 2A thereof, accordingly. The subject property and relief sought are more particularly described on the site plan submitted which was accepted and marked into evidence as Petitioner's Exhibit 1.

Appearing at the hearing on behalf of the Petition were Frederick Burgesen, property owner, and A. Leroy Snyder, Registered Property Line Surveyor, who prepared the site plan of this property. There were no Protestants or other interested persons present.

Testimony and evidence offered revealed that the subject property is part of an overall tract of land owned by the Petitioner's family. Mr. Burgesen testified that he has owned the

FILED
Date 12/15/99
BY [Signature]

subject property for several years, having acquired same through a minor subdivision. As the site plan shows, there are many Burgesens living on adjacent lands surrounding the subject property. Mr. Burgesen testified that he built the existing dwelling on the property approximately 8 years ago; however, no survey was performed at that time and thus, the house was sited too close to the northeast property line. As noted above, one of the variance requests is for the existing dwelling which was improperly sited on the property. In addition, the Petitioner is desirous of constructing two additions to the existing dwelling to provide a carport on the northeast side and a three-car garage on the southeast side. However, in order to proceed with the proposed construction, the requested variances are necessary. Mr. Burgesen testified that he has discussed his plans with his surrounding neighbors and that no one had any objections.

An area variance may be granted where strict application of the zoning regulations would cause practical difficulty to the Petitioner and his property. McLean v. Soley, 270 Md. 208 (1973). To prove practical difficulty for an area variance, the Petitioner must meet the following:

- 1) whether strict compliance with requirement would unreasonably prevent the use of the property for a permitted purpose or render conformance unnecessarily burdensome;
- 2) whether a grant of the variance would do a substantial justice to the applicant as well as other property owners in the district or whether a lesser relaxation than that applied for would give sufficient relief; and,
- 3) whether relief can be granted in such fashion that the spirit of the ordinance will be observed and public safety and welfare secured.

Anderson v. Bd. of Appeals, Town of Chesapeake Beach, 22 Md. App. 28 (1974).

After due consideration of the testimony and evidence presented, it is clear that practical difficulty or unreasonable hardship will result if the variance is not granted. It has been

COPIES
Date 10/15/93
By [Signature]

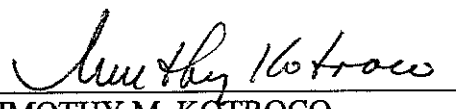
established that special circumstances or conditions exist that are peculiar to the subject property and that strict compliance with the zoning regulations will unduly restrict the use of the land due to the special conditions unique to this particular parcel. In addition, the variance requested will not cause any injury to the public health, safety or general welfare, and meets the spirit and intent of the B.C.Z.R.

Pursuant to the advertisement, posting of the property, and public hearing on this Petition held, and for the reasons given above, the variance requested should be granted.

THEREFORE, IT IS ORDERED by the Deputy Zoning Commissioner for Baltimore County this 15th day of December, 1998 that the Petition for Variance seeking relief from Section 1A04.3.B.3 of the Baltimore County Zoning Regulations (B.C.Z.R.) to permit a side yard setback of 28 feet in lieu of the required 50 feet for the existing dwelling and a side yard setback of 12 feet in lieu of the required 50 feet for a proposed carport, both along the northeast side of the property, to permit a side yard setback of 37 feet in lieu of the required 50 feet for a proposed one-story addition on the south side of the existing dwelling, and an amendment to the First Amended Plat of the Burgesen Subdivision - Chestnut Ridge, Lot 2A thereof, in accordance with Petitioner's Exhibit 1, be and is hereby GRANTED, subject to the following restriction:

- 1) The Petitioners may apply for their building permit and be granted same upon receipt of this Order; however, Petitioners are hereby made aware that proceeding at this time is at their own risk until the 30-day appeal period from the date of this Order has expired. If an appeal is filed and this Order is reversed, the relief granted herein shall be rescinded.

TMK:bjs


TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

ORDER RECEIVED FOR FILING
Date 12/15/98
By [Signature]



Baltimore County
Zoning Commissioner
Office of Planning

Suite 405, County Courts Bldg.
401 Bosley Avenue
Towson, Maryland 21204
410-887-4386

December 15, 1998

Mr. & Mrs. Frederick Burgesen
2218 Caves Road
Owings Mills, Maryland 21117

RE: PETITION FOR VARIANCE
NW/S Caves Road, 960' SW of the c/l Pinewood Farm Court
(2216 Caves Road)
4th Election District – 3th Councilmanic District
Frederick J. Burgesen, et ux - Petitioners
Case No. 99-155-A

Dear Mr. & Mrs. Burgesen:

Enclosed please find a copy of the decision rendered in the above-captioned matter. The Petition for Variance has been granted, in accordance with the attached Order.

In the event any party finds the decision rendered is unfavorable, any party may file an appeal to the County Board of Appeals within thirty (30) days of the date of this Order. For further information on filing an appeal, please contact the Zoning Administration and Development Management office at 887-3391.

Very truly yours,

A handwritten signature in black ink, reading "Timothy Kotroco".

TIMOTHY M. KOTROCO
Deputy Zoning Commissioner
for Baltimore County

TMK:bjs

cc: Mr. A. L. Snyder
1911 Hanover Pike, Hampstead, Md. 21074

People's Counsel; Case File





Petition for Variance

to the Zoning Commissioner of Baltimore County

for the property located at

#2216 Caves Road

which is presently zoned

RC 5

This Petition shall be filed with the Office of Zoning Administration & Development Management.

The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a Variance from Section(s) 1 A04.3 B.3. To permit a side yard setback of 28 feet in lieu of the required 50 feet for the existing dwelling and to permit a side yard setback of 12 feet for a proposed carport, both along the northeast side of the property and to permit a side yard setback of 37 feet in lieu of the required 50 feet along the south side of the property for a proposed one story addition and to amend the FDP. of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty) Hardship to be discussed at hearing.

Property is to be posted and advertised as prescribed by Zoning Regulations.

I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore County.

I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition

Contract Purchaser/Lessee

Legal Owner(s)

(Type or Print Name)

Frederick J. Burgesen

(Type or Print Name)

Signature

Signature

Address

Michelle Y. Burgesen

(Type or Print Name)

City

State

Zipcode

Signature

Attorney for Petitioner

(Type or Print Name)

2218 Caves Road

Address

410 252 3277 day & night

Phone No

Signature

Owings Mills

City

MD

State

21117

Zipcode

Name Address and phone number of representative to be contacted

Address

Phone No

A. L. Snyder

Name

410 833 4798 night

City

State

Zipcode

1911 Hanover Pike

Address

410 239 7744 day

Phone No

HAMPSTEAD 21074

OFFICE USE ONLY

ESTIMATED LENGTH OF HEARING

unavailable for Hearing

the following dates

Next Two Months

ALL

OTHER

REVIEWED BY:

BR

DATE

10/15/98



Printed with Soybean Ink on Recycled Paper

#155

99-155-A

ORDER RECEIVED FOR FILING
Date 12/16/98
FDP

A. L. Snyder
Surveyor, Inc.
1911 Hanover Pike
Hampstead, Maryland 21074

(410) 239-7744

Zoning Description

(410) 374-9695

#2216 Caves Road

October 12, 1998

Beginning for the same at a 3/4 inch steel bar and cap on the northwest side of Caves Road (60 feet wide) at a distance of 960 feet, more or less, southwest of the centerline of Pinewood Farm Court (50 feet wide); thence the following seven courses,

- 1.) S 38° 09' 25" W 40.27 feet; thence,
- 2.) N 58° 26' 48" W 310.00 feet; thence,
- 3.) S 46° 30' 31" W 72.235 feet; thence,
- 4.) N 83° 53' 34" W 93.58 feet; thence,
- 5.) N 58° 26' 48" W 161.725 feet; thence,
- 6.) N 31° 33' 12" E 150.00 feet; thence
- 7.) S 58° 26' 48" E 579.50 feet to the point of beginning.



Containing 1.12775 Acres of land, more or less.

Being Lot #2B of the plat entitled "First Amended Plat of the Burgesen Subdivision Chestnut Ridge" as recorded among the Land Records of Baltimore County, Maryland in Platbook S.M. 70 folio 142, also being all that lot conveyed by Frederick J. Burgesen and Michelle Y. Burgesen, his wife, to Frederick J. Burgesen and Michelle Y. Burgesen, his wife, by deed dated June 20, 1991 and recorded among the aforementioned Land Records in Liber S.M. 8849 folio 104 etc. Also known as #2216 Caves Road in the Fourth Election District of Baltimore County, Maryland.

BALTIMORE COUNTY, MARY ID
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 059181

DATE 7/12/98 ACCOUNT Route 613

AMOUNT \$ 50.00

RECEIVED FROM: A.L. Snyder Survey, Inc.

FOR: 216 zoning variance

DISTRIBUTION
WHITE - CASHIER

PINK - AGENCY

YELLOW - CUSTOMER

T-10 am # 155

PAID RECEIPT
PROCESS ACTUAL TIME
10/16/1998 10/13/1998 15:11:49
REF: 0503 CASHIER PUES PER ORDER - 3
5 MISCELLANEOUS CASH RECEIPT
Receipt # 062234
CR NO. 059181
\$50.00 CHECK
Baltimore County, Maryland
OPEN

99-155-A

CASHIER'S VALIDATION

BALTIMORE COUNTY, MARYLAND
OFFICE OF BUDGET & FINANCE
MISCELLANEOUS RECEIPT

No. 060708

DATE 10/15/98 ACCOUNT 0001-6150

AMOUNT \$ 50.00

RECEIVED FROM: A.L. Snyder Survey, Inc

FOR: Wood RDP

99-155-A

DISTRIBUTION
WHITE - CASHIER
PINK - AGENCY
YELLOW - CUSTOMER
Item # 155

PAID RECEIPT
PAID 10/15/98 10:05:02
CASHIER JRIC JMF JMF
5 MISCELLANEOUS RECEIPT
Receipt # 060708
CASH NO. 060708
50.00 CASH
Baltimore County, Maryland

CASHIER'S VALIDATION

**NOTICE OF ZONING
HEARING**

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

Case #89-155-A
2216 Gates Road
NW/8 Gates Road, 887' SW of
Cantelina Pinewood Farm
Court

4th Election District
3rd Councilmanic District
Legal Owner(s): Michelle Y.
Burgess & Frederick J. Burgess

Variance: to permit a side yard setback of 28 feet in lieu of the required 50 feet to permit a side yard setback of 12 feet for a proposed carport to permit a side yard setback of 37 feet in lieu of the required 50 feet and to amend the FOP.

Hearing: Tuesday, December 1, 1998 at 6:00 a.m., in Room 407, County Courts Bldg., 401 Bostley Avenue.

LAWRENCE E. SCHMIDT
Zoning Commissioner for
Baltimore County

NOTES: (1) Hearings are Handicapped Accessible for special accommodations. Please Call (410) 887-3353.
(2) For information concerning the File and/or Hearing, Please Call (410) 887-3391.

11/15/98 Nov 12 C272848

CERTIFICATE OF PUBLICATION

TOWSON, MD., 11/12/, 1998

THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper published in Towson, Baltimore County, Md., once in each of 1 successive weeks, the first publication appearing on 11/12/, 1998.

THE JEFFERSONIAN,

A. Henickson

LEGAL AD. - TOWSON

11/15/98 Nov 12

NOV 13 1998

PDM

CERTIFICATE OF POSTING

RE Case No. 99-155-A

Petitioner/Developer F. BURGESSON, ETAL

% Roy SNYDER, L.S.

Date of Hearing/Closing: 12/1/98

Baltimore County Department of
Permits and Development Management
County Office Building, Room 111
111 West Chesapeake Avenue
Towson, MD 21204

Attention: Ms Gwendolyn Stephens

Ladies and Gentlemen

This letter is to certify under the penalties of perjury that the necessary sign(s) required by law
were posted conspicuously on the property located at #2216 CAVES RD.

The sign(s) were posted on 11/14/98
(Month, Day, Year)

Sincerely,

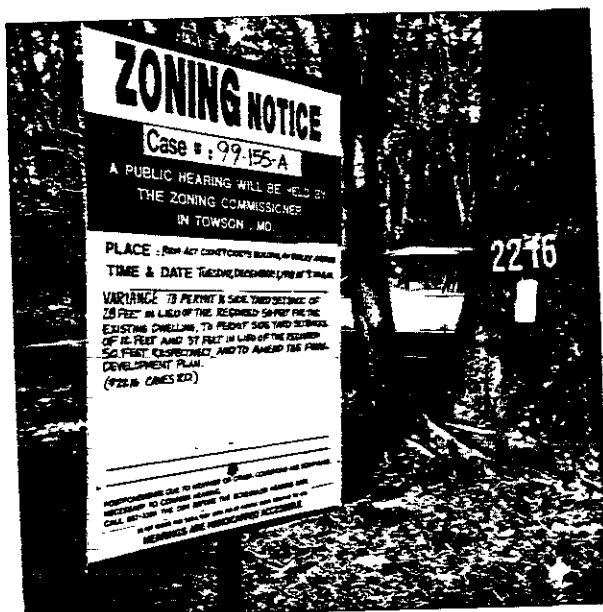
Patrick M O'Keefe, SR. 11/18/98
(Signature of Sign/Poster and Date)

PATRICK M. O'KEEFE
(Printed Name)

523 PENNY LANE
(Address)

HUNT VALLEY, MD. 21030
(City, State, Zip Code)

410-666-5366 ; CELL-410-905-8571
(Telephone Number)



99-155-A
#2216 CAVES
12/1/98
H. J. J.



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204

ZONING HEARING ADVERTISING AND POSTING REQUIREMENTS & PROCEDURES

Baltimore County zoning regulations require that notice be given to the general public/neighboring property owners relative to property which is the subject of an upcoming zoning hearing. For those petitions which require a public hearing, this notice is accomplished by posting a sign on the property and placement of a notice in at least one newspaper of general circulation in the County.

This office will ensure that the legal requirements for posting and advertising are satisfied. However, the petitioner is responsible for the costs associated with these requirements.

PAYMENT WILL BE MADE AS FOLLOWS:

- 1) Posting fees will be accessed and paid to this office at the time of filing.
- 2) Billing for legal advertising, due upon receipt, will come from and should be remitted directly to the newspaper.

NON-PAYMENT OF ADVERTISING FEES WILL STAY ISSUANCE OF ZONING ORDER.

ARNOLD JABLON, DIRECTOR

For newspaper advertising:

Item No.: 155 Petitioner: FREDERICK J. BURGENSEN & MICHAEL E. BURGENSEN

Location: NW SIDE OF CAVES ROAD, 960'± SW OF PINEWOOD FARM COURT

PLEASE FORWARD ADVERTISING BILL TO:

NAME: FREDERICK J. BURGENSEN

ADDRESS: 2218 CAVES ROAD

OWINGS MILLS MARYLAND 21117

PHONE NUMBER: 410-252-3277

99-155-A

#155

Request for Zoning: Variance, Special Exception, or Special Hearing

Date to be Posted: Anytime before but no later than _____.

Format for Sign Printing, Black Letters on White Background:

ZONING NOTICE

Case No.: 99-155-A

A PUBLIC HEARING WILL BE HELD BY
THE ZONING COMMISSIONER
IN TOWSON, MD

PLACE: _____

DATE AND TIME: _____

REQUEST: Variance to permit a side yard setback of 28 ft.
in lieu of the required 50 ft. for the existing dwelling, to permit
side yard setbacks of 12 ft. and 37 ft. in lieu of the required
50 ft. respectively, and to amend the Final Development
Plan.

POSTPONEMENTS DUE TO WEATHER OR OTHER CONDITIONS ARE SOMETIMES NECESSARY.
TO CONFIRM HEARING CALL 887-3391.

DO NOT REMOVE THIS SIGN AND POST UNTIL DAY OF HEARING UNDER PENALTY OF LAW

HANDICAPPED ACCESSIBLE

TO: PATUXENT PUBLISHING COMPANY
November 12, 1998 Issue - Jeffersonian

Please forward billing to:

Frederick J. Burgesen 410-252-3277
2218 Caves Road
Owings Mills, MD 21117

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 99-155-A

2216 Caves Road

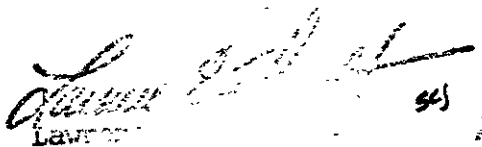
NW/S Caves Road, 960' SW of centerline Pinewood Farm Court

4th Election District – 3rd Councilmanic District

Legal Owner: Michelle Y. Burgesen & Frederick J. Burgesen

Variance to permit a side yard setback of 28 feet in lieu of the required 50 feet; to permit a side yard setback of 12 feet for a proposed carport; to permit a side yard setback of 37 feet in lieu of the required 50 feet; and to amend the FDP.

HEARING: Tuesday, December 1, 1998 at 9:00 a.m. in Room 407, County Courts
Building, 401 Bosley Avenue



Lawrence E. Schmidt

LAWRENCE E. SCHMIDT
ZONING COMMISSIONER FOR BALTIMORE COUNTY

- NOTES: (1) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS
PLEASE CALL 410-887-3353.
(2) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, PLEASE CALL 410-
887-3391.



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204
pdmlandacq@co.ba.md.us

October 29, 1998

NOTICE OF ZONING HEARING

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore County, will hold a public hearing in Towson, Maryland on the property identified herein as follows:

CASE NUMBER: 99-155-A
2216 Caves Road
NW/S Caves Road, 960' SW of centerline Pinewood Farm Court
4th Election District – 3rd Councilmanic District
Legal Owner: Michelle Y. Burgesen & Frederick J. Burgesen

Variance to permit a side yard setback of 28 feet in lieu of the required 50 feet; to permit a side yard setback of 12 feet for a proposed carport; to permit a side yard setback of 37 feet in lieu of the required 50 feet; and to amend the FDP.

HEARING: Tuesday, December 1, 1998 at 9:00 a.m. in Room 407, County Courts Building, 401 Bosley Avenue

A handwritten signature in black ink, appearing to read "Arnold Jablon".

Arnold Jablon
Director

c: Michelle & Frederick Burgesen
A.L. Synder

- NOTES: (1) **YOU MUST HAVE THE ZONING NOTICE SIGN POSTED ON THE PROPERTY BY NOVEMBER 16, 1998.**
- (2) HEARINGS ARE HANDICAPPED ACCESSIBLE; FOR SPECIAL ACCOMMODATIONS PLEASE CALL 410-887-3353.
- (3) FOR INFORMATION CONCERNING THE FILE AND/OR HEARING, CONTACT THIS OFFICE AT 410-887-3391.

Come visit the County's Website at www.co.ba.md.us



Printed with Soybean Ink
on Recycled Paper



Baltimore County
Department of Permits and
Development Management

Development Processing
County Office Building
111 West Chesapeake Avenue
Towson, Maryland 21204
pdmlandacq@co.ba.md.us

November 27, 1998

A.L. Snyder Surveyor, Inc.
1911 Hanover Pike
Hampstead, MD 21074

RE: Item No.: 155
Case No.: 99-155-A
Location: 2216 Caves Road

Dear Sirs:

The above referenced petition was accepted for processing by the Bureau of Zoning Review, Department of Permits and Development Management (PDM), on October 15, 1998.

The Zoning Advisory Committee (ZAC), which consists of representatives from several Baltimore County approval agencies, has reviewed the plans that were submitted with your petition. All comments submitted thus far from the members of the ZAC are attached. These comments are not intended to indicate the appropriateness of the zoning action requested, but to ensure that all parties (zoning commissioner, attorney, petitioner, etc.) are made aware of plans or problems with regard to the proposed improvements that may have a bearing on this case. All comments will be placed in the permanent case file.

If you need further information or have any questions regarding these comments, please do not hesitate to contact the commenting agency.

Very truly yours,

A handwritten signature in black ink, reading "W. Carl Richards, Jr." in a cursive style.

W. Carl Richards, Jr.
Zoning Supervisor
Zoning Review

WCR:ggs

Enclosures

Come visit the County's Website at www.co.ba.md.us



BALTIMORE COUNTY, MARYLAND

INTEROFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits & Development
Management

Date: November 2, 1998

FROM:  Robert W. Bowling, Supervisor
Bureau of Developer's Plans Review

SUBJECT: Zoning Advisory Committee Meeting
for November 2, 1998
Item Nos. 154, 155, 158, 159, 161,
162, 163, 164, 165, 166, 167, 170

Also:

Case #99-151-SPHXA
Loyola College/Beckleysville Road

The Bureau of Developer's Plans Review has reviewed the subject zoning items, and we have no comments.

RWB:HJO:jrb

cc: File



Baltimore County
Fire Department

Office of the Fire Marshal
700 East Joppa Road
Towson, Maryland 21286-5500
(410)887-4880

OCTOBER 29, 1998

Arnold Jablon, Director
Zoning Administration and Development Management
Baltimore County Office Building
Towson, MD 21204
MAIL STOP-1105

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF OCTOBER 26, 1998

Item No.: See Below

Zoning Agenda:

Gentlemen:

Pursuant to your request, the referenced property has been surveyed by this Bureau and the comments below are applicable and required to be corrected or incorporated into the final plans for the property.

8. The Fire Marshal's Office has no comments at this time,
IN REFERENCE TO THE FOLLOWING ITEM NUMBERS:

153, 154, 155, 158, 161, 162, 163, 164, 166, 167,
AND 170

REVIEWER: LT. ROBERT P. SAUERWALD

Fire Marshal Office, PHONE 887-4881, ME-1102F

cc: File





Baltimore County
Fire Department

Office of the Fire Marshal
700 East Joppa Road
Towson, Maryland 21286-5500
410-887-4880

November 17, 1999

Department of Permits and
Development Management (PDM)
County Office Building, Room 111
Mail Stop #1105
111 West Chesapeake Avenue
Towson, Maryland 21204

RECEIVED JAN 06 2000

ATTENTION: Gwen Stephens

RE: Property Owner: SEE BELOW

Location: DISTRIBUTION MEETING OF November 1, 1999

Item No.: See Below

Dear Ms. Stephens:

Pursuant to your request, the referenced property has been surveyed by this Bureau, and the comments below are applicable and required to be collected or incorporated into the final plans for the property.

1. The Fire Marshal's Office has no comments at this time, IN REFERENCE TO THE FOLLOWING ITEM NUMBERS:

135, 156, 157, 170, 159, 160, 161, 162, 163,
167, 168, and 171

REVIEWER: LIEUTENANT WERR TAYLOR, Fire Marshal's Office
PHONE 887-4981, MS-1102F

cc: file





Maryland Department of Transportation
State Highway Administration

Parris N. Glendening
Governor

David L. Winstead
Secretary

Parker F. Williams
Administrator

Date: 10.27.98

Ms. Gwen Stephens
Baltimore County Office of
Permits and Development Management
County Office Building, Room 109
Towson, Maryland 21204

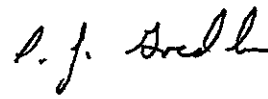
RE: Baltimore County
Item No. 155 BR

Dear Ms Stephens:

This office has reviewed the referenced item and we have no objection to approval as it does not access a State roadway and is not affected by any State Highway Administration projects.

Should you have any questions regarding this matter, please contact Larry Gredlein at 410-545-5606 or by E-mail at (lgredlein@sha.state.md.us).

Very truly yours,


for Michael M. Lenhart, Acting Chief
Engineering Access Permits Division

My telephone number is _____

Maryland Relay Service for Impaired Hearing or Speech
1-800-735-2258 Statewide Toll Free

Mailing Address: P.O. Box 717 • Baltimore, MD 21203-0717
Street Address: 707 North Calvert Street • Baltimore, Maryland 21202

sent
12/11

BALTIMORE COUNTY, MARYLAND
INTER-OFFICE CORRESPONDENCE

TO: Arnold Jablon, Director
Department of Permits
and Development Management

Date: October 26, 1998

FROM: Arnold F. 'Pat' Keller, III, Director
Office of Planning

SUBJECT: Zoning Advisory Petitions

The Office of Planning has no comment on the following petition (s):
Item No (s): 146, 153, 154, 155, and 167

If there should be any questions or this office can provide additional information, please
contact Jeffrey Long in the Office of Planning at 410-887-3480.

Section Chief: Jeffrey W. Long

AFK/JL

BALTIMORE COUNTY, MARYLAND
DEPARTMENT OF ENVIRONMENTAL PROTECTION AND RESOURCE MANAGEMENT
INTER-OFFICE CORRESPONDENCE

TO: POM

FROM: R. Bruce Seeley.
Permits and Development Review
DEPRM

SUBJECT: Zoning Advisory Committee
Meeting Date: 10/26/98

DATE: 10/30/98

The Department of Environmental Protection & Resource Management has no comments for the following Zoning Advisory Committee Items:

Item #'s:	153 AU	158 -	168
	154 AU	161 -	169
	155 -	162 AU	170
	156 -	165 -	
	157 -		

RBS:sp

BRUCE2/DEPRM/TXTS8P

RE: PETITION FOR VARIANCE
2216 Caves Road, NW/S Caves Rd, 960' SW of
c/l Pinewood Farm Ct, 4th Election District,
3rd Councilmanic

Legal Owners: Frederick and Michelle Burgesen

Petitioner(s)

* BEFORE THE
* ZONING COMMISSIONER
* FOR
* BALTIMORE COUNTY
* Case Number: 99-155-A

* * * * *

ENTRY OF APPEARANCE

Please enter the appearance of the People's Counsel in the above-captioned matter. Notice should be sent of any hearing dates of other proceedings in this matter and of the passage of any preliminary or final Order.

Peter Max Zimmerman
PETER MAX ZIMMERMAN
People's Counsel for Baltimore County

Carole S. Demilio
CAROLE S. DEMILIO
Deputy People's Counsel
Old Courthouse, Room 47
400 Washington Avenue
Towson, MD 21204
(410) 887-2188

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 13th day of November, 1998, a copy of the foregoing Entry of Appearance was mailed to A.L. Snyder, 1911 Hanover Pike, Hampstead, MD 21074, representative for Petitioner(s).

Peter Max Zimmerman
PETER MAX ZIMMERMAN

R.C. 5

FARM

CT

1" = 200' ±

DATE OF PHOTOGRAPHY
JANUARY 1986

THE CAVES

99-155A

SHEET

N. W.

14-F

(SHEET NW 14-E)

R.C. 5

FARM

CT

1" = 200' ±

DATE OF PHOTOGRAPHY
JANUARY 1986

THE CAVES

99-155A

SHEET

N. W.

14-F

(SHEET NW 14-E)

R.C. 5

FARM

CT

1" = 200' ±

DATE OF PHOTOGRAPHY
JANUARY 1986

THE CAVES

99-155A

SHEET

N. W.

14-F

(SHEET NW 14-E)

R.C. 5

FARM

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THE CAVES

99-155A

SHEET

N. W. 14-4

(SHEET NW 14-4)

R.C. 5

FARM

CT

1" = 200' ±

DATE OF PHOTOGRAPHY
JANUARY 1986

THE CAVES

99-155A

SHEET

N. W. 14-4

(SHEET NW 14-4)

R.C. 5

FARM

CT

1" = 200' ±

DATE OF PHOTOGRAPHY
JANUARY 1986

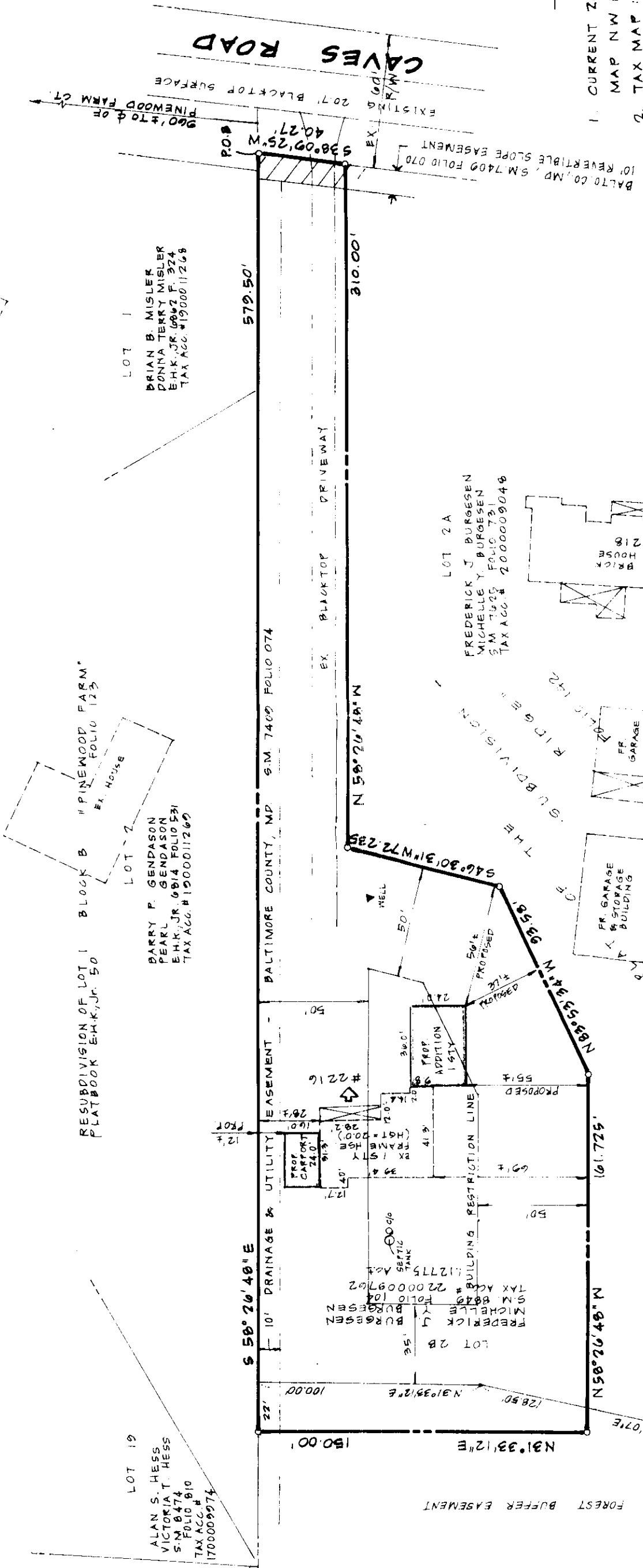
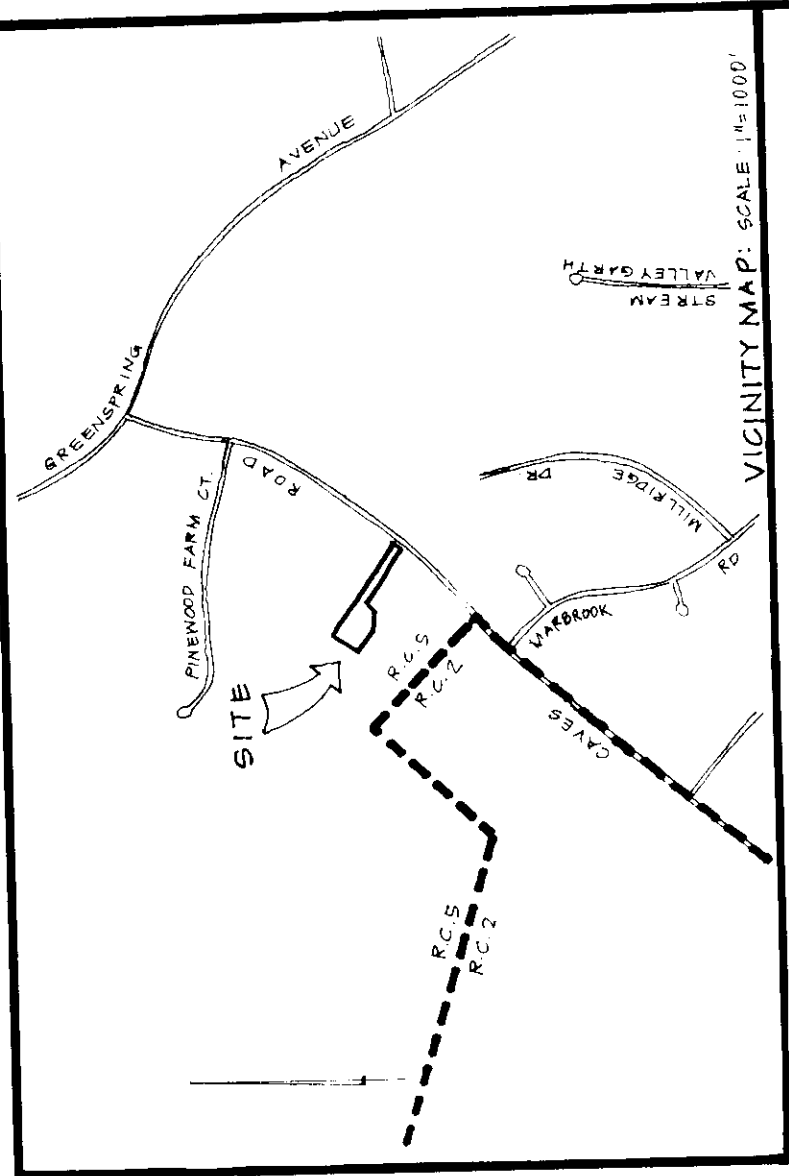
THE CAVES

99-155A

SHEET

N. W. 14-4

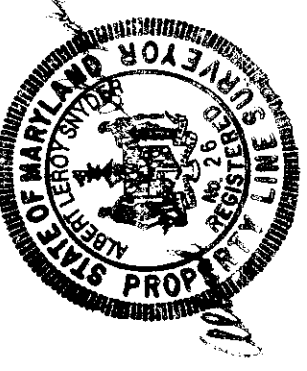
(SHEET NW 14-4)



- NOTES:
1. CURRENT ZONING CLASSIFICATION: R-6.5 (BALTO. CO. 200 SCALE ZONING MAP NW 14 F)
 2. TAX MAP: 59 BLOCK 2 PARCEL: 702

PLAN TO ACCOMPANY ZONING VARIANCE HEARING #2216 CAVES ROAD

BALTIMORE COUNTY, MARYLAND
FOURTH ELECTION DISTRICT: 3
COUNCILMANIC DISTRICT: 3
DATE: OCTOBER 12, 1998
SCALE: 1"=50'



PREPARED BY:
A.L. SNYDER
SURVEYOR, INC.
1911 HANOVER PIKE
HAMPSTEAD, MD 21074
410 239 7744

OWNER/APPLICANT:
FREDERICK J. BURGESS
MICHELLE Y. BURGESS
2216 CAVES ROAD
OWINGS MILLS, MD 21117